

DISTRICT- ERVINTON

0000000013000

RECORD OF OWNERSHIP

PEGASUS RESOURCES INC  
 ROCKY TOP DEV ATTN: BOB MAY  
 BOX 1357  
 ABINGDON, VA 24210

DATE RECORDED  
 DEED OR WILL BOOK *n/a*  
 CONSID-ERATION YR-SP

03689

	DATE RECORDED	
	DEED OR WILL BOOK	
	CONSID-ERATION	
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	CONSID-ERATION	
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	DEED OR WILL BOOK	
	CONSID-ERATION	

CLASS 6  
 ZONING  
 DISTRICT 02  
 LEGAL DESCRIPTION  
 AYERS & ASTON FILE 693  
 181.40 AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	
1986	54900	—	54900	
1987	54900	—	54900	
1988	54900		54900	
1989	54900		54900	
1990	54900		54900	
1991	54900		54900	
1992				
1993				
1994				
1995				
1996				
1997				

BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

NOTES	MAIN BUILDING		ROOFING		EXTERIOR FINISH		GENERAL FEATURES			NUMBER OF ROOMS		INTERIOR FINISH		PLUMBING & HEATING	
	Dwelling		Comp. Sh.		Wood Siding		Yr. Built	Remod.	Bsmt. [ ]	2nd [ ]	Plaster		BATH(S) Full [ ] 1/2 Bath(s) [ ]		
			Slate		Brick		No. Stories		1st [ ]	3rd [ ]	Sheet rock		Modern Bath [ ] Modern Kitchen [ ]		
			Asbestos		Asb. Wood Shg.		S. Level [ ]	S. Foyer [ ]	Total No. Bedrooms		Ceciled		Cent. Heat [ ] A/C [ ]		
	CONSTRUCTION		Metal		Cin. Block [ ] Stone [ ]		FOUNDATION		FLOORS		Panel		Fir. or Wall Furnace [ ] Stove(s) [ ]		
	Wood Frame		Tar & Grav.		Stucco [ ] Con. Block [ ]		Crawl [ ]	Conc. [ ]	HW [ ]	Pine [ ]	Carp. [ ]	Tile [ ]	Unfinished		
Cin. Block		Tile		Aluminum [ ] Masonite [ ]		Riers [ ]	Cin. Blk. [ ]	ATTIC FINISH		INTERIOR CONDITION		Number			
Steel Frame		Shakes		Storm Doors [ ] Storm Win. [ ]		Slab [ ]	Brick [ ]	Disappearing Stairs		Gd. [ ] Fair [ ] Poor [ ] VP [ ]		Number Chimneys			

COMPUTATIONS						EXTERIOR CONDITION		Basement Size		Attic Floor & Stairs		INSULATION		Brick [ ] C. Block [ ]	
ITEM	SIZE	RATE	VALUE	RATE	VALUE	Gd. [ ] Fair [ ] Poor [ ] VP [ ]		Basmt. Finish		1/4 [ ] 1/2 [ ] 3/4 [ ] Full [ ]		Attic [ ] Walls [ ] Fl. [ ]		Stone [ ] Metal [ ]	

SUMMARY OF BUILDINGS												YR.	86	YR.		YR.	
ITEM	SIZE	RATE	VALUE	RATE	VALUE	AGE	GRADE	REPLACEMENT	COND.	SEPR.	Market Value	Market Value	Market Value				
Dwelling																	
Porch																	
Porch																	
Carport																	
Garage																	
Cent. A/C																	
Basement																	

M & L		M & L		MOBILE HOME INFORMATION				Market Value All Improvements			
DATE		DATE		Owner		Market Value All Land		54900			
APRP. <u>BP</u>		APRP.		Make		TOTAL MARKET VALUE		54900			
DATE <u>5-10-85</u>		DATE		Size		Cond.		USE VALUE APPRAISALS RECAP			
CLASSIFICATION <u>6</u>		ZONING		Not Home [ ]		Time		Average		Use Value	
Replacement				AM [ ] PM [ ]		INFORMATION BY		Agric.		Land Cost	
								Hort.		\$	
								Forest		Bldg. Cost	
								Open Space		\$	
								Totals		Sale Price	
										\$	
										Rent	
										\$	
										Expenses	
										\$	
										Net Rent	
										\$	

LAND VALUE COMPUTATIONS										LAND VALUE COMPUTATIONS									
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	ADJ.	TOTAL APPRAIAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	ADJ.	TOTAL APPRAIAL					

PROPERTY FACTORS				CLASSIFICATION				CLASSIFICATION							
Utilities	Street or Road			Home Site	ACRES	RATE	ADJ.	Home Site	ACRES	RATE	ADJ.				
Public Water	Paved				4.5	400									
Public Sewer	Gravel				176.9	300									
Well	Dirt														
Spring	No Road														
Septic System	Curb & Gutter			Wasteland				Wasteland							
U. G. Utilities	Sidewalk														
Total Average				Total Value Land				Total Average				Total Value Land			
				181.40								54870			

FRONTAGE TOPOGRAPHY

LEVEL [ ] SLOPES UP [ ] SLOPES DOWN [ ]

LOW [ ] STEEP UP [ ] STEEP DOWN [ ]

General Remarks: Topo very poor

205.14 AC. Accep. to 2000. Map

Property and Income Information	Mo
Land Cost	
\$	
Bldg. Cost	
\$	
Sale Price	
\$	
Rent	
\$	
Expenses	
\$	
Net Rent	
\$	

BOARD REVIEW NOTES